

# MONSON, MASSACHUSETTS DEVELOPMENT OPPORTUNITIES

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UPDATED JANUARY 2026

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## 151 PALMER RD MONSON MA

- LOT SIZE 69,696 SQ FT, 1.6 ACRES
- COMMERCIAL BUILDING WITH 6,400 SQ FT
- SALE PRICE: \$350,000
- OWNER: EAST WEST REAL ESTATE, LLC
- CONTACT LISTING AGENT: REBECCA HUANG, (617) 888-0018



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## 45 BETHANY RD MONSON MA

- LOT SIZE: 1.14 AC
- BUILDING WITH 6,795 SQ FT
- INDUSTRIAL, WAREHOUSE, BUILDING CLASS C
- LIST PRICE: \$650,000
- OWNER: BERKSHIRE HATHAWAY HOME SERVICES BROKERS
- CONTACT LISTING AGENT: CHESTER ARDOLINO, (413) 221-0310



# MONSON, MASSACHUSETTS DEVELOPMENT OPPORTUNITIES

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## 288 MAIN ST MONSON MA (ELLIS MILL) 3 RENTAL SPACES AVAILABLE

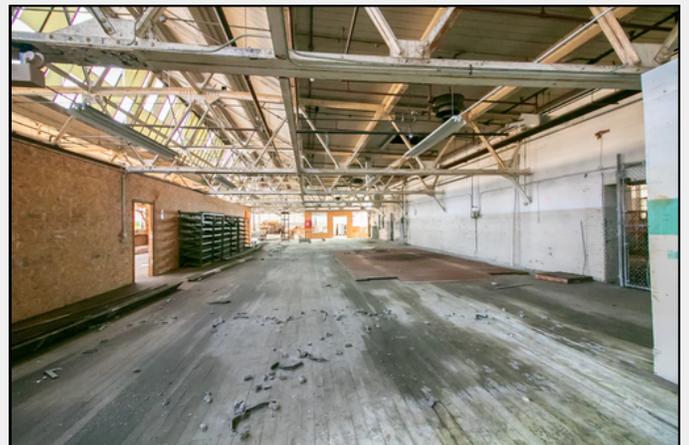
- #1
- APPROXIMATELY 15,000 SF OF FIRST FLOOR WAREHOUSE/INDUSTRIAL SPACE. PRIVATE ENTRANCE AVAILABLE. RATE INCLUDES UTILITIES, BUILDING SERVICES AND PROPERTY EXPENSES
  - RENTAL RATE: \$4.00 /SF/YR, TERM NEGOTIABLE
  - CONTACT LISTING AGENT: PAUL BONGIORNI, PIONEER CRE, (413) 459-0570



- #2
- SIZE 67,000 SF, +/- 27,000 SF OF HIGH-BAY WAREHOUSE/INDUSTRIAL SPACE WITH 28FT MAX CEILING HEIGHT, AND AN ADDITIONAL +/-40,000 SF OF OPEN WAREHOUSE/INDUSTRIAL SPACE WITH 18FT MAX CEILING HEIGHT. A TOTAL OF 4 LOADING DOCKS AND 2 DRIVE-IN DOORS. CAN EASILY BE DIVIDED. PRIVATE RESTROOMS. RATE INCLUDES UTILITIES, BUILDING SERVICES AND PROPERTY EXPENSES
  - RENTAL RATE: \$4.00 /SF/YR, TERM NEGOTIABLE
  - CONTACT LISTING AGENT: PAUL BONGIORNI, PIONEER CRE, (413) 459-0570



- #3
- SKYLIGHTED 2ND FLOOR SPACE WITH EXPOSED CEILING. APPROXIMATELY 14,000 TOTAL SQUARE FEET WITH POTENTIAL OFFICE SPACE AND A PRIVATE BATHROOM. LOTS OF NATURAL SUNLIGHT. RATE INCLUDES UTILITIES, BUILDING SERVICES AND PROPERTY EXPENSES.
  - RENTAL RATE \$3.00 /SF/YR, TERM NEGOTIABLE
  - CONTACT LISTING AGENT: PAUL BONGIORNI, PIONEER CRE, (413) 459-0570



The information contained on this page is for informational purposes and does not represent all of the development opportunities in this community. These properties were compiled in cooperation with the Town of Monson and the Quaboag Hills Chamber of Commerce to highlight select locations for development within the Quaboag Hills region.